

Local Market Update – November 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Berkley

Single-Family Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	2	6	+ 200.0%	49	67	+ 36.7%
Closed Sales	3	5	+ 66.7%	48	55	+ 14.6%
Median Sales Price*	\$300,000	\$379,000	+ 26.3%	\$330,000	\$356,000	+ 7.9%
Inventory of Homes for Sale	23	20	- 13.0%	--	--	--
Months Supply of Inventory	4.9	3.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	47	50	+ 6.4%	117	54	- 53.8%
Percent of Original List Price Received*	97.2%	102.0%	+ 4.9%	97.0%	99.1%	+ 2.2%
New Listings	1	4	+ 300.0%	93	89	- 4.3%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

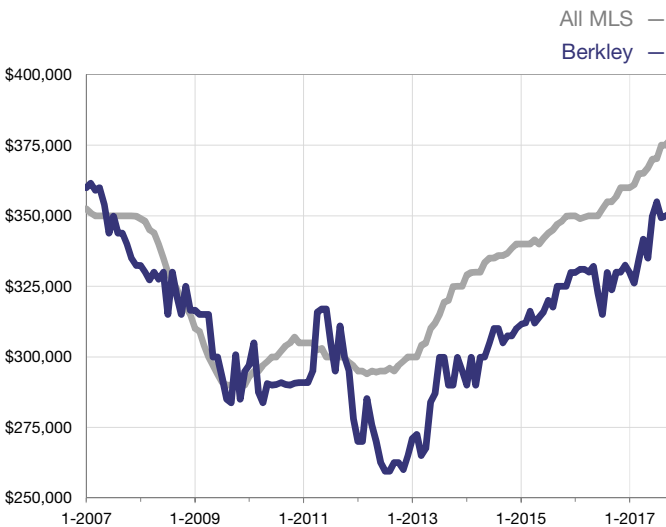
Condominium Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	0	0	--	3	0	- 100.0%
Closed Sales	0	0	--	3	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$246,000	\$0	- 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	64	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	102.5%	0.0%	- 100.0%
New Listings	1	0	- 100.0%	4	0	- 100.0%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

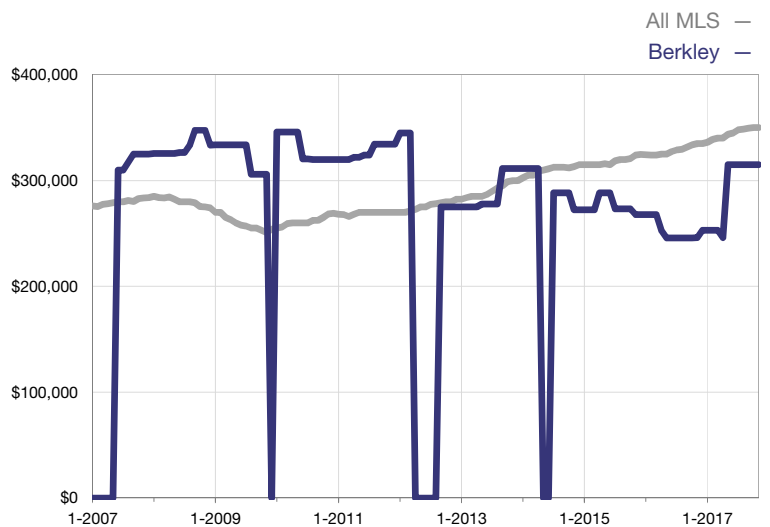
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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